



FREMONT PLANNING BOARD

February 4, 2009

Meeting Minutes

Approved February 18, 2009

Present: Chairman Roger Barham, Co-Chair and CC Rep. John (Jack) Karcz, Member John (Jack) Downing, Selectman Gene Cordes, Building Official Thom Roy, and Land Use AA/Recording Secretary Meredith Bolduc.

Mr. Barham opened the meeting at 7:05 pm and appointed Mr. Roy as an Alternate and voting member for this meeting in Mr. Holmes place.

Mr. Karcz made the motion to approve the minutes of the January 28, 2009 meeting as written. Motion seconded by Mr. Downing with unanimous favorable vote.

There was a general conversation relative to the recent deliberative session of the Town Meeting and various items in the warrant and the operating budget. This led to a conversation relative to the transportation chapter of the Master Plan and the use of the Capital Improvement Plan in the budget process.

BLACK ROCK VILLAGE

Map 3 Lot 015-1

Mr. Barham reported that Joshua Manning of Lewis Builders was scheduled to meet with the Board at 7:30 pm this evening concerning the Black Rocks Village project, but he rescheduled to 7:30 pm February 25, 2009.

RULES OF PROCEDURE

Mr. Barham distributed an updated Rules of Procedure draft for the Board to review.

Mr. Barham noted that all of the changes recommended at last week's meeting have been done including: 1) #5 under Meetings; rename heading to *Member Replacement* and delete the first sentence – ~~Quorum: A majority of the membership of the Board shall constitute a quorum, including alternates sitting in place of regular members;~~ 2) delete the second sentence under Quorum- ~~The number of votes necessary to transact business shall be a majority of the entire membership of the Board, namely four votes.~~ 3) add the word "present" under Amendment so that sentence reads in part "*by a majority vote of the Members of the Board present*".

Mr. Barham said that the time limit for a Planning Board to approve excavation permits was researched and it was found that there is no time-clock such as the 65-days for site plan review

and subdivision. According to RSA 155-E:7 *“a written decision will be issued by the Board for all excavation permits or amended excavation permits within 20 days of the required public hearing or any continuation thereof”*. This has been added to the rules of procedure.

The Board agreed to change #1 under Decisions to read “For all applications, the Board shall act to approve, conditionally approve or disapprove, giving written reasons for disapproval.”, delete the existing #2, and delete the last sentence of #3 and renumber the section. The Decision section would then read:

DECISIONS

1. For all applications, the Board shall act to approve, conditionally approve or disapprove, giving written reasons for disapproval
2. The Board shall render a written decision for all Site Plan Review and Subdivision applications within sixty five (65) days of the date of acceptance of a completed application, subject to extension or waiver as provided in **RSA 676:4, I(c)(1)**.
3. The Board shall render a written decision for all Excavation permits or amended Excavation permits within 20 days of the required public hearing or any continuation thereof as required by **RSA 155-E:7**.
4. Notice of decision will be made available for public inspection during regular business hours at the Selectmen’s Office and the Land Use Office of the Fremont Town Hall within one hundred and forty four (144) hours after the decision is made, as required in **RSA 676:3**.

After careful consideration by the Board, Mr. Karcz made the motion to accept and record the final February 4, 2009 draft of the Fremont Planning Board Rules of Procedure as amended. Motion seconded by Mr. Downing with unanimous favorable vote.

SEACOAST FARMS

Mr. Roy reported that Bob Kelly of Seacoast Farms met with him on January 27, 2009 as a result of the January 7, 2009 letter sent to him relating that there had been more off-site odor complaints. Mr. Kelly said that he would move the nuisance piles more to the middle of the site so they did not affect the south-east corner of the property. Mr. Kelly said that he wants to work with the Town to keep the lines of communication open. The Members were happy to receive that information.

CORRESPONDENCES

There were no incoming correspondences.

Mr. Karcz made the motion to adjourn at 8:38 pm.
Motion seconded by Mr. Downing with unanimous favorable vote.

Respectfully submitted,
Meredith Bolduc, Land Use AA/Recording Secretary